

# MBTA COMMUNITIES

## WHAT DOES IT MEAN FOR CARLISLE?

### THE FACTS

Under the MBTA Communities Act, Carlisle is considered an **adjacent small town**. This means we must **zone** for **5%** of the town's housing stock, or **95 new units**, at a minimum gross density of **15 units per acre**.



**!! ALL DEVELOPMENT PURSUANT TO MBTA COMMUNITIES ZONING WILL BE SUBJECT TO COMPLIANCE WITH TITLE 5 AND THE WETLANDS PROTECTION ACT !!**

### COMPLIANCE

Carlisle has until **December 2025** to comply. **Non-compliance** means the town will be ineligible for critical state funding and puts the town at risk of **civil enforcement action**.



### WHERE ARE WE NOW?

The **MBTA Communities Subcommittee** is exploring the feasibility of compliance by **analyzing areas of town** and **zoning tools**. We are currently receiving free technical assistance from a consultant.



**LEARN MORE:** <https://www.carlislema.gov/1195/MBTA-Communities>

**TAKE OUR SURVEY &  
TELL US YOUR  
THOUGHTS:**



Access the survey at this link:  
<https://rb.gy/orpm04>

The survey is meant for Carlisle residents only.  
It is 8 questions and should take ~ 5 minutes.

### QUESTIONS?

Contact Town Planner Julie Mercier  
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